

N/F
235 CUMBERLAND AVENUE LLC
30306/01
TM 26-O-17

N/F
AARON T. STEPHAN
LAUREN FENSTERSTOCK
30627/01
TM 26-L-6, 9 AND 10

N/F
APOSTOLIC
FAITH
ASSEMBLY
TM 26-L-17

N/F
FIRST ASSEMBLY
OF GOD CHURCH
TM 26-L-16

N/F
WARD
CAPITAL LLC
33075/04
TM 26-A-6

N/F
MAPLE GROVE ELDERLY
HOUSING CORP
33075/08
TM 26-H-6

N/F
PEARL CUMBERLAND, LLC
23068/12/1
TM 21-A-1

N/F
CITY OF PORTLAND
"CENTRAL FIRE STATION"
TM 28-A-1

N/F
PRESS HOTEL
LLC
31291/252
TM 32-C-1

PEARL STREET

CUMBERLAND AVENUE

ALLEY / WOODNORF

CONGRESS STREET

LOT 1
CONDOMINIUM

LOT 2
SENIOR HOUSING

PLAZA

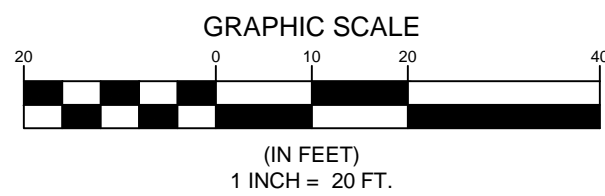
LOT 3
HOTEL

MYRTLE STREET

N/F
CITY OF PORTLAND
"CITY HALL"
TM 37-C-12

OFF STREET PARKING SUMMARY:

- A LOT 1
212 MULTI FAMILY RESIDENTIAL UNITS @ 1 SPACE / UNIT = 212 SPACES REQUIRED
- B LOT 2
152 CONGREGATE CARE FACILITY UNITS @ 1 SPACE / 3 UNITS = 51 SPACES REQUIRED
64 INTERMEDIATE CARE FACILITY BEDS @ 1 SPACE/ 6 BEDS = 13 SPACES REQUIRED
40 EMPLOYEES AT MAXIMUM SHIFT @ 1 SPACE PER EMPLOYEE = 40 SPACES REQUIRED
- C LOT 3
135 HOTEL ROOMS @ 1 SPACE/ 4 ROOMS = 34 SPACES REQUIRED
- D PRESS HOTEL
110 HOTEL ROOMS @ 1 SPACE / 4 ROOMS = 28 SPACES REQUIRED
- E TOTAL SPACES REQUIRED = 378 TOTAL SPACES
- F TOTAL SPACES PROVIDED = 494 TOTAL SPACES
(419 SPACES ON LOT 1)
(55 SPACES ON LOT 2)
(20 SPACES ON LOT 3)



OVERALL SITE PLAN

OF:
CONGRESS / PEARL BLOCK
CONGRESS STREET AND PEARL STREET
PORTLAND, MAINE 04103

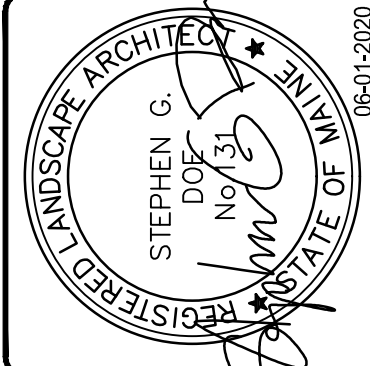
FOR:
385 CONGRESS STREET, LLC.
2730 TRANSIT ROAD
WEST SENeca, NY 14224

DESIGNED	SGD
DRAWN	STI
CHECKED	SGD
DATE	03/25/20
SCALE	1" = 20'
PROJECT	19371

SHEET 1 OF 16

19371-CA.dwg T:\B304

STEPHEN G. DOE, RLA 131



REV.	BY	DATE	ISSUED TO CITY	STATUS
A	SGD	06/07/20		

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WWW.SEBAGOTECHNIQS.COM

75 Sullivan Rd.
South Portland, ME 04106
Tel: 207-269-2100